## LAND MORTGAGE BANK—DIVIDEND TO SHARE-HOLDERS.

**110. Mr. C. V. Iyyu** (*Kunnamkulam*): Will the Government be pleased to state:—

(*a*) the net income, if any, of the Bank in the working year 1113;

(*b*) whether the Bank intend declaring any dividend to the share-holders?

**Mr. P. J. George** (*Joint Secretary to Government*):

(*a*) Rs. 6,814—12—7.

(*b*) No.

## LAND MORTGAGE BANK—DEBT—REALISATION OF.

**111. Mr. C. V. Iyyu** (*Kunnamkulam*): Will the Government be pleased to state:—

(*a*) if any cases have come up so far for sale of properties; if so, with what result;

(*b*) whether there has been any instance of bad debt either with regard to Bank loan or with regard to special loan?

**Mr. P. J. George** (*Joint Secretary to Government*):

(*a*) The sale of properties had to be proceeded with in two cases under the special loan. In one case the sale is not yet over. In the other case the properties were bid in favour of the Bank for Rs. 700 since there were no bidders to take up the land for the full amount due to the Bank.

(*b*) No instance of a bad debt has so far come up in the case of Bank loans. In the case of special loan there are the two instances referred to in the answer to question (*a*).

**Mr. P. Govinda Menon** (*Mulakunnathukavu*): Are the honorary workers appointed by the Government?

**Mr. P. J. George** (*Joint Secretary to Government*): It is on the recommendation of the Bank, and Government only approve

**Mr. T. V. Subramania Ayyar** (*Nemmara*): Is there any allowance for these honorary workers?

**Mr. P. J. George** (*Joint Secretary to Government*): They are given travelling allowance.

**Mr. T. A. Ramachandra Ayyar** (*Nellayi*): Is it not possible to select these officers from among the share-holders?

**Mr. P. J. George** (*Joint Secretary to Government*): It may not be possible.

LIBRARY ARCHIVES Kerala Legislative Assembly

**Mr. K. Kochukunhan Kaimal** (*Vadakkancheri*): Is the Government aware that there is some delay in getting encumbrance certificates?

**Mr. P. J. George** (*Joint Secretary to Government*): If individual cases are brought to our notice, they will be attended to.

**Mr. K. Kochukunhan Kaimal** (*Vadakkancheri*): Would it not be better and easier also for the parties concerned that the department itself or the bank itself are directed to apply to the Registry Office and get encumbrance certificates? As a matter of fact some inconveniences and hardships are felt by the parties when they go to the Registry Office. Somehow or other they are put off and some delay is caused. It may not be possible for the Department also to control such delays?

**Mr. President:** The hon'ble member may ask a question.

**Mr. K. Kochukunhan Kaimal** (*Vadakkancheri*): My question is whether it is not desirable that the Land Mortgage Bank itself applies to the Registry Office for encumbrance certificates?

**C. A. Kunjunni Raja** (*Advocate-General*): To the best of my information, it is the Bank Secretary who writes to the Registry Office for encumbrance certificates.

**Mr. Puthur Achyuta Menon** (*Kattur*): May I know whether any definite rules are followed in the matter of selecting Advisory Committee Members?

**Mr. P. J. George** (*Joint Secretary to Government*): It is the duty of the Bank. They choose the best men.

**Mr. Puthur Achyuta Menon** (*Kattur*): What is the criterion to select?

**Mr. President:** We are dealing with the Land Mortgage Bank as an autonomous institution and our intention is to reduce the interference of Government.

**Mr. C. V. Iyyu** (*Kunnamkulam*): Do the Government realise any necessity for having these local advisory committees?

**Mr. P. J. George** (*Joint Secretary to Government*): Yes.

**Mr. C. V. Iyyu** (*Kunnamkulam*): Do their opinions carry more weight with the Directors of the Bank than the opinion of the Supervisors or Inspectors?

**Mr. P. J. George** (*Joint Secretary to Government*): I want notice.

LIBRARY ARCHIVES Kerala Legislative Assembly

**Mr. Puthur Achyuta Menon** (*Kattur*): It is given in answer to question 111 that the properties were bid for Rs. 700. What is the exact amount due to the Bank on those properties?

**Mr. P. J. George** (*Joint Secretary to Government*): I want notice.

**Mr. C. R. Iyyunni** (*Trichur-South*): May I know Sir, whether with regard to the settlement of the amounts due to the creditors to be paid by the Bank, a consent statement is received before the loan is sanctioned? The practice sometime back was that no statement is received from the creditors of the applicants regarding the money that is due to them and as a result of it, it is stated to question 108 "non-registration of mortgage deeds due to the creditors and the loan applicants not coming to a settlement". I would like to know whether that practice has been put a stop to.

**Mr. P. J. George** (*Joint Secretary to Government*): I want notice.

**Mr. C. R. Iyyunni** (*Trichur-South*): That used to delay the process of giving money to the creditors, because sometimes it may so happen that in the mortgage deed the principal and interest may swell up to a good amount. I understand that they may deduct some amount that is really due to them. There is that difficulty. I want to know whether a consent statement is received before the loan is sanctioned.

**Mr. P. J. George** (*Joint Secretary to Government*): I want notice.

**Mr. Puthur Achyuta Menon** (*Kattur*): May I know Sir, if when a property is mortgaged to the Land Mortgage Bank and after auctioning that property the amount is not enough to cover the loan, cannot the Bank take steps to recover the amount still due? Is it not a fact that the particular property was taken by the Bank after due inspection by the Advisory Committee?

**Mr. P. J. George** (*Joint Secretary to Government*): If the amount is not sufficient, suits will be instituted to recover the amount due to the Bank.

**Mr. Puthur Achyuta Menon** (*Kattur*): Am I to understand that when the property is auctioned by the Bank, that property is sufficient for the loan?

**Mr. C. V. Iyyu** (*Kunnamkulam*): May I know whether it is not more advisable to abolish the Advisory body and increase the loan staff for a speedier giving of the loans?

LIBRARY ARCHIVES Kerala Legislative Assembly

**Mr. P. J. George** (*Joint Secretary to Government*): It is left to the Bank to do so.

**Mr. T. A Ramachandra Ayyar** (*Nellayi*): Why no dividend is given? There is a net profit of Rs. 6,814.

**Mr. P. J. George** (*Joint Secretary to Government*): It is the Bank that is to decide as to whether it should give any dividend or not.

### CATTLE IMPOUNDED—PARTICULARS REGARDING.

**112. Mr. C. V. Iyyu** (*Kunnamkulam*): Will the Government be pleased to place on the Council table :—

(*a*) the number of cattle impounded in each of the respective pounds in the State ;

(*Note*:—Cattle as used here includes the different varieties of live-stock that can be impounded according to the Cochin Cattle Trespass Act.)

(*b*) The income received by the Government (*i*) as fine (*ii*) as feeding charges through each pound-keeper (*iii*) out of sale of the cattle impounded ?

**Mr. K. Achyuta Menon** (*Diwan Peishkar*): For want of information as to the period for which the statistics are required, it is not possible to answer the question.

### TRAINED TEACHERS—RECRUITMENT TO SERVICE.

**113. Mr. C. V. Iyyu** (*Kunnamkulam*): Will the Government be pleased to place on the Council table :—

(*a*) the copy of the Proceedings of the Director of Public Instruction dated 27th October 1932 communicated as circular of the Inspector of Schools, Southern Division as C. No. 1526/08, dated 3rd November 1932, and also the copy of the Inspector's circular ;

(*b*) copy of the Diwan's Proceedings dated 22nd October 1932, R. Dis. 3196/08, Development Department ;

(*c*) whether the Principal used to supply the lists of unemployed S. S. L. C. trained teachers from time to time ;

(*d*) whether the Government and Staff Selection Board used to provide for such unemployed teachers faithfully keeping their proceedings, dated 22nd October 1932, R. Dis. 3196/08 ;

(*e*) if not, why?

**Rao Sahib I. N. Menon** (*Director of Public Instruction*):

(*a*) A copy is appended. (*Vide Appendix IV*). No circular was issued by the Inspector, Southern Division ; only

LIBRARY ARCHIVES Kerala Legislative Assembly